

*Waterville*77-0-11 /
72-68DEED OF DISTRIBUTION
BY PERSONAL REPRESENTATIVE (TESTATE)

024528

NO TRANSFER
TAX PAID

KNOW ALL MEN BY THESE PRESENTS

That PAULA ABRAMSON of Manchester, County of Kennebec, State of Maine, duly appointed and acting personal representative of the estate of DORIS HESDORFER, deceased, whose will was duly admitted to probate in the Probate Court for the County of Kennebec, State of Maine, by the power conferred by law, and every other power, (in distribution of the estate) grants to PAULA ABRAMSON of Manchester, County of Kennebec, State of Maine, whose mailing address is P.O. Box 216, Manchester, Maine 04351 being the person(s) entitled to distribution, the real property in WATERVILLE, County of Kennebec, State of Maine, as more fully described on the attached EXHIBIT A, LEGAL DESCRIPTION, incorporated by reference herein.

WITNESS my hand and seal this 22nd day of September, 1987.Signed, Sealed and
Delivered in presence ofJanice C. Harris
WITNESSPaula Abramson
Paula AbramsonSTATE OF MAINE
Kennebec, ss

Then personally appeared the above named Paula Abramson and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Janice C. Harris
Notary Public
~~Attorney at Law~~JANICE C. HARRIS
MY COMMISSION EXPIRES
OCTOBER 20 1991

MICHAEL J. LEVEY, P. A. - ATTORNEY AT LAW - 53 MAIN STREET, P. O. BOX 7, WINTHROP, MAINE 04093

Being a certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine bounded and described as follows, to wit:

Beginning at an iron pin on the east side of Upper Main Street, and at the northwest corner of land of Merton Levine; thence S 62° 0' E along said Levine's north line a distance of 182 feet, more or less to an iron pin; thence southerly parallel with the east line of Main Street, a distance of 70 feet more or less; thence westerly and at right angles to the last mentioned line and a distance of 150 feet to a pin in the east line of Main Street; thence northerly along the east line of Main Street a distance of 175 feet to the point begun at.

Meaning and intending to convey lot number 14 as shown of "Plan of Lot Development on Upper Main Street and Ridge Road, Waterville, for Merton Levine by Carl J. Crane, Reg. C.E., July 7, 1955.

This conveyance is made subject to the following restrictions which will be binding upon said grantees and all persons claiming or holding under or through said grantees:

(1) That said land shall be used only for residential purposes. (2) That no house for more than one family shall be built on said land and any dwelling erected shall cost no less than \$10,000.00. (3) No building, including garages shall be erected or placed on said land nearer to the lines of any street than 28 feet, and not nearer than 15 feet from any other boundary lines. (4) No animals, except household pets, to be kept on said premises.

Being the same premises conveyed to Frank Hesdorfer, Jr. and Doris L. Hesdorfer, as joint tenants, by Lawrence K. Gullifer and Lorraine M. Gullifer by deed dated June 10, 1957 and recorded in Kennebec County Registry of Deeds in Book 1084, Page 264. Frank Hesdorfer, Jr. died on September 28, 1979. Doris Hesdorfer died on September 1, 1987. See Kennebec County Probate Court File #87-521.

RECEIVED KENNEBEC SS.

1987 SEP 24 AM 9:00

RECORDED FROM ORIGINAL